

PROPERTY LOCATION

No	Alt No	Direction/Street/City
295	-297	BROADWAY, ARLINGTON

OWNERSHIP

Owner 1:	SHEFFIELD PARTNERS LLC			
Owner 2:				
Owner 3:				
Street 1:	297 BROADWAY			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry:		Own Occ: N
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:	SIMPSON H-GUMPERTZ W H-ETAL -		
Owner 2:	HEGER FRANK J -		
Street 1:	297 BROADWAY		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cnty:	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains 39,945 Sq. Ft. of land mainly classified as Office with a Office Building built about 1929, having primarily Brick Exterior and 29103 Square Feet, with 4 Units, 0 Bath, 0 3/4 Bath, 11 HalfBaths, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B3	VILLAGE B	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total CAG/HA	0.91701	Total SF/SM	39945
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IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
340	39945.000	2,855,300	34,000	1,774,500	4,663,800
Total Card	0.917	2,855,300	34,000	1,774,500	4,663,800
Total Parcel	0.917	3,179,900	34,000	1,774,500	4,988,400
Source:	Market Adj Cost	Total Value per SQ unit /Card:		160.25	/Parcel: 159.2

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	340	FV	3,179,600	34000	39,945.	1,743,800	4,957,400	4,957,400	Year End Roll	12/18/2019
2019	340	FV	3,033,500	34000	39,945.	1,641,200	4,708,700	4,708,700	Year End Roll	1/3/2019
2018	340	FV	3,033,500	34000	39,945.	1,436,000	4,503,500	4,503,500	Year End Roll	12/20/2017
2017	340	FV	3,033,500	34000	39,945.	1,128,300	4,195,800	4,195,800	Year End Roll	1/3/2017
2016	340	FV	3,033,500	34000	39,945.	1,128,300	4,195,800	4,195,800	Year End	1/4/2016
2015	340	FV	2,595,500	34000	39,945.	1,025,700	3,655,200	3,655,200	Year End Roll	12/11/2014
2014	340	FV	2,595,500	34000	39,945.	1,025,700	3,655,200	3,655,200	Year End Roll	12/16/2013
2013	340	FV	2,595,500	34000	39,945.	1,025,700	3,655,200	3,655,200		12/13/2012

SALES INFORMATION

[illegible]

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrp	Comment
8/25/2020	984	Alterati	135,000	O				
10/26/2015	1630	Renovate	125,000					
3/5/2014	166	Solar Pa	33,325					
9/24/2007	850	New Wind	14,964					
9/15/2004	1057	Renovate	846,184	C		G6	GR FY06	int fitup
12/5/2003	1031	Manual	36,449	C		G6	GR FY06	build demising wal
11/3/2003	939	Inter-De	2,000					
6/25/2003	501	Re-Roof	27,500					
10/3/1996	493		14,000					REMODEL OFFICE/SPA

ACTIVITY INFORMATION

Date	Result	By	Name
11/30/2018	MEAS&NOTICE	HS	Hanne S
3/12/2009	Meas/Inspect	197	PATRIOT
6/23/2005	Permit Visit	BR	B Rossignol
4/25/2005	Permit Visit	BR	B Rossignol
4/13/2000	Meas/Inspect	197	PATRIOT
6/1/1990		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

/ /

[illegible]

774,526	Spl Credit		Total:	1,774,500
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APPAISED:	4,663,800 /	4,988,400
USE VALUE:	4,663,800 /	4,988,400
ASSESSED:	4,663,800 /	4,988,400



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	32164
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

!3860!

PRINT

Date	Time
12/10/20	19:00:03

LAST REV

Date	Time
10/27/20	08:49:40

danam
3860

Sample output to test PDF Combine only

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021



